



Address: 5434 TR 377, Millersburg, OH 44654

Phone: 330.231.0497

Description: 1.500 Acres

Situated in the Township of Congress, T-21 N, R-14 W, Southeast Quarter of Section 32, County of Wayne, and State of Ohio:

Also being part of the lands of Derik E. Geitgey and Gwendolyn J. Geitgey in O.R. Vol. 939 Page 4345, (Part of PPN 22-00279.000).

Commencing at a 5/8 inch rebar found marking the southwest corner of the southeast quarter of section 32, thence **N 89 degrees 46'02" E a distance of 1847.25 feet** along the section line and along the centerline of Martin Road (T.R. 161) to a railroad spike found, thence **N 04 degrees 22'42" W a distance of 425.82 feet** along the east line of Jacqueline Russell and Wayne Russell (O.R. Vol. 919 Page 1145) to a 1/2 inch pin found being the TRUE PLACE OF BEGINNING;

Thence with the Following **FOUR (4) COURSES**;

1. **S 89 degrees 50'29" W a distance of 204.86 feet** along the north line of said Jacqueline Russell and Wayne Russell to a 1/2 pin found;
2. **N 03 degrees 48'33" W a distance of 319.59 feet** along the east line of Edward D. Geitgey (O.R. Vol. 939 Page 4350) to an iron pin set;
3. **N 89 degrees 50'29" E a distance of 204.86 feet** through the lands of said Derik E. Geitgey and Gwendolyn J. Geitgey to an iron pin set;
4. **S 03 degrees 48'33" E a distance of 319.59 feet** through the lands of said Derik E. Geitgey and Gwendolyn J. Geitgey to the TRUE PLACE OF BEGINNING.

This parcel contains 1.500 acres and is subject to all highways, easements, and restrictions of record.

Also, having access through a 30 foot easement described as follows;

The grantors grant unto the grantees, their heirs, and assigns a 30 foot access easement for the purpose of ingress, egress and general utilities, described as follows:

Being part of the lands of Derik E. Geitgey and Gwendolyn J. Geitgey in O.R. Vol. 939 Page 4345, (Part of PPN 22-00279.000).

Further described as follows:

Commencing at a 5/8 inch rebar found marking the southeast corner of the northwest quarter of section 32, thence **N 89 degrees 46'02" E a distance of 1862.29 feet** along the section line and the centerline of Martin Road (C.R. 161) to a point being the TRUE PLACE OF BEGINNING.

Thence with the following **TWO (2) COURSES** along the centerline of said easement;

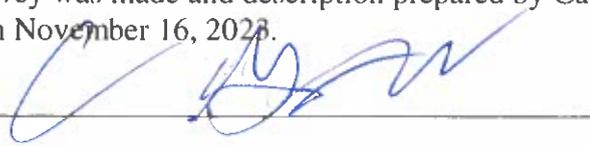
1. **N 04 degrees 22'42" E a distance of 426.84 feet** through the lands said Derik E. Geitgey and Gwendolyn J. Geitgey to a point;
2. **N 03 degrees 48'36" W a distance of 318.55 feet** through the lands said Derik E. Geitgey and Gwendolyn J. Geitgey to a point and THERE ENDS.

Bearings from – Grid North, Ohio State Plane Coordinate System, North Zone, NAD 83.

All iron pins set are 5/8 inch rebars with plastic identification cap marked "Galbraith 8703".

See Survey "XX" Page 738.

This survey was made and description prepared by Caleb Jerome Galbraith P.S.
8703. on November 16, 2023.



CRD File> G:\My Drive\Survey Data 2021\5821\5821north.crd

PntNo	Bearing	Distance	Northing	Easting	Description
600			450357.49	2086504.59	
	S 89°50'29" W	204.86			
601			450356.93	2086299.73	
	N 03°48'33" W	319.59			
602			450675.81	2086278.50	
	N 89°50'29" E	204.86			
603			450676.38	2086483.36	
	S 03°48'33" E	319.59			
604			450357.49	2086504.59	

Closure Error Distance> 0.0000

Total Distance Inversed> 1048.90

Area: 65338.3621 Sq. Feet, 1.5000 Acres